



20150720000245740 1/6 \$102.50
Shelby Cnty Judge of Probate, AL
07/20/2015 11:37:11 AM FILED/CERT

THIS INSTRUMENT WAS PREPARED BY:
Tonia Whatley
5720 Chestnut Trace
HOOVER, AL 35244

SEND TAX NOTICE TO:
Tonia Whatley
8722 Hwy 41 South
LEEDS, AL 35094

Quitclaim Deed

STATE OF ALABAMA
COUNTY OF SHELBY
DATE: 7-16-, 2015

KNOW ALL MEN BY THESE PRESENTS THAT:

For and in consideration of the sum of \$0.00, the receipt of which is hereby acknowledged, the undersigned Tommy Whatley, married, of 8722 Hwy 41 South, (the "Grantor"), hereby remises, releases, quitclaims, grants, sells, and conveys to Tonia, ^{Whatley} not married, of 5720 Chestnut Trace, (the "Grantee"), all of the Grantor's right, title, interest and claim in or to the following described real estate, situated in Shelby County, Alabama:

COM NE COR SE 1/4 NW 1/4 SE 244.02 TO POB; SW237.39 NW 119(S) TO ROW
RD NE 228 (S) ROW RD SE 119(S) TO POB.

DEED Volume 297 PAGE 738

TO HAVE AND TO HOLD to the said Grantee and Grantee's heirs and assigns forever.

IN WITNESS WHEREOF the Grantor has signed and sealed this quitclaim deed the day and year above written.

Signed, Sealed and Delivered

In the Presence of:

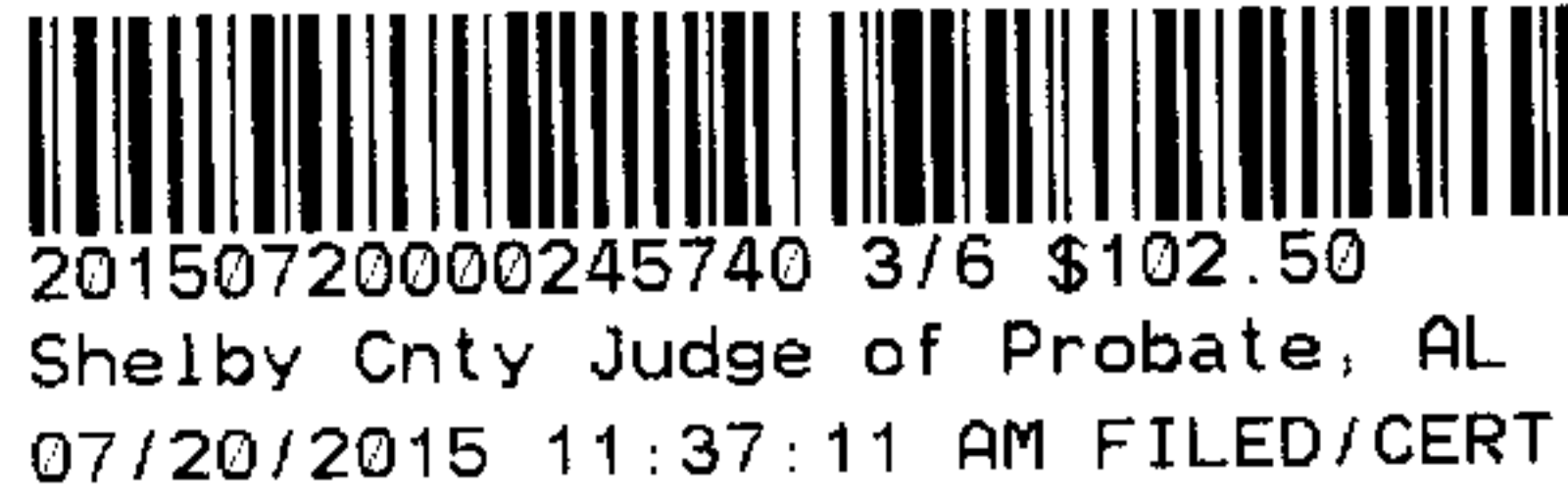
Sign: Lynnette H. Davis
Name: Lynnette H. Davis

Tommy Whatley
Tommy Whatley

SIGN: Denise Gaskin-McBride
NAME: Denise Gaskin-McBride



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Spousal Acknowledgement

I, Lavinia Whatley of 8722 Hwy 41 South, spouse of Tommy Whatley, in consideration of the above sum and other good and valuable consideration received, do hereby waive and release to the Grantee all rights of dower, curtesy, homestead, community property, and all other right, title and interest, if any, in and to the above property.

Spouse's Signature: Lavinia Whatley

STATE OF ALABAMA

COUNTY OF Jefferson

I Gayle J. Davis, a Notary Public in and for said County and State, hereby certify that Lavinia Whatley, having signed this Quitclaim Deed, and being known to me (or whose identity has been proven on the basis of satisfactory evidence), acknowledged before me on this day that, being informed of the contents of the conveyance, the Grantor's spouse has executed this Quitclaim Deed voluntarily and with lawful authority.

Given under my hand this 16th day of July, 2015.

Gayle J. Davis
Notary Public for the State of Alabama

My commission expires: 9-23-2016

Grantor Acknowledgement

STATE OF ALABAMA



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COUNTY OF Jefferson

I Gayle J. Davis, a Notary Public in and for said County and State, hereby certify that Tommy Whatley, having signed this Quitclaim Deed, and being known to me (or whose identity has been proven on the basis of satisfactory evidence), acknowledged before me on this day that, being informed of the contents of the conveyance, the Grantor has executed this Quitclaim Deed voluntarily and with lawful authority.

Given under my hand this 16th day of July, 2015.

Gayle J. Davis
Notary Public for the State of Alabama

My commission expires: 9/23/2016

This instrument was prepared by

7981

678-7554-0

(Name) R.E. Clements, Notary Public, Alabama State at Large

(Address) 466 Ridgewood Avenue, Fairfield, Alabama, 35064

Form 1-1-5 Rev. 1-66
WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR—LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA }
SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Dollar (\$1.00) and other valuable considerations DOLLARS

See Mtg 357-344

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Alfred E. Bailey, and wife, Virginia L. Bailey
(herein referred to as grantors) do grant, bargain, sell and convey unto

Lavinia Whatley, and Husband, Tommy Whatley

(herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated in SHELBY County, Alabama to-wit:

TRACT # 1

The following described Property situated in Section 18, Township-18-South, Range-1-East and More particularly described as follows:

Commence at the Northeast Corner of the S.E. 1/4-N.W. 1/4 of the above said Section 18, and in a Southeasterly direction along the Diagonal Line Bisecting the S.W. 1/4-N.E. 1/4 of said Section 18, for 116.77 feet to a point on the southerly right-of-way line of a County Road for the Point of Beginning; thence continue along the last named course for 127.25 feet; thence 99° 07' 43" right for 237.39 feet; thence 80° 39' 01" right for 102.07 feet to the southerly line of the above said road, said point being on the arc of a curve concave to the right in a northeasterly direction and having a central angle of 5° 18' 43" and a Radius of 3,860.06 feet; thence run northeasterly along the arc of said curve and the boundary of said road for 235.10 feet to the Point of Beginning, and containing 0.617 acres, more or less.

It is the purpose of this ~~xxx~~ Deed to correct the Spelling of the Grantees last name on that certain Deed as recorded in the Shelby County Probate Office, in Deed Volume 297 at Page 738. no other change is intended.

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TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hand(s) and seal(s), this 10 th. day of August, 19 76.

BOOK 300 PAGE 528
STATE OF ALABAMA SHELBY CO
I HEREBY CERTIFY THIS INSTRUMENT WAS FILED
1976 AUG 24 AM 8:08
SHELBY COUNTY

corrective
Clarence M. Joubert
JUDGE OF PROBATE

Alfred E Bailey (Seal)
Virginia L Bailey (Seal)

General Acknowledgment

I, R.E. Clements, a Notary Public in and for said County, in said State, hereby certify that the above signed whose name are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 10 th. day of August, A. D., 19 76.

R. E. Clements
Notary Public.

My Commission Expires: 2-1-78

Real Estate Sales Validation Form

This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1

Grantor's Name Tommy Whatley
Mailing Address 8722 Hwy 41 S
LEEDS, AL 35094

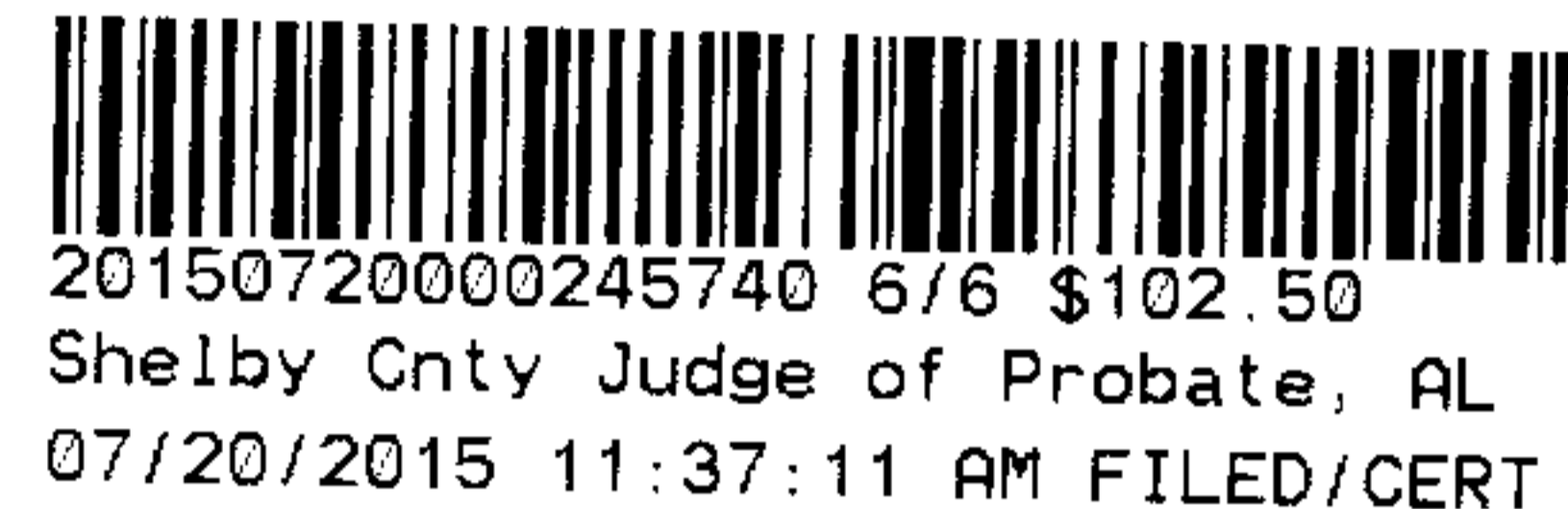
Grantee's Name Tonia Whatley
Mailing Address 8722 Hwy 41 S
LEEDS, AL 35094

Property Address _____

Date of Sale 7/16/15
Total Purchase Price \$ 0
or
Actual Value \$ _____
or
Assessor's Market Value \$ 73,330.00

The purchase price or actual value claimed on this form can be verified in the following documentary evidence: (check one) (Recordation of documentary evidence is not required)

- Bill of Sale
- Sales Contract
- Closing Statement
- Appraisal
- Other



If the conveyance document presented for recordation contains all of the required information referenced above, the filing of this form is not required.

Instructions

Grantor's name and mailing address - provide the name of the person or persons conveying interest to property and their current mailing address.

Grantee's name and mailing address - provide the name of the person or persons to whom interest to property is being conveyed.

Property address - the physical address of the property being conveyed, if available.

Date of Sale - the date on which interest to the property was conveyed.

Total purchase price - the total amount paid for the purchase of the property, both real and personal, being conveyed by the instrument offered for record.

Actual value - if the property is not being sold, the true value of the property, both real and personal, being conveyed by the instrument offered for record. This may be evidenced by an appraisal conducted by a licensed appraiser or the assessor's current market value.

If no proof is provided and the value must be determined, the current estimate of fair market value, excluding current use valuation, of the property as determined by the local official charged with the responsibility of valuing property for property tax purposes will be used and the taxpayer will be penalized pursuant to Code of Alabama 1975 § 40-22-1 (h).

I attest, to the best of my knowledge and belief that the information contained in this document is true and accurate. I further understand that any false statements claimed on this form may result in the imposition of the penalty indicated in Code of Alabama 1975 § 40-22-1 (h).

Date 7/20/15

Print Tonia Whatley

Unattested _____
(verified by)

Sign [Signature]
(Grantor/Grantee/Owner/Agent) circle one